

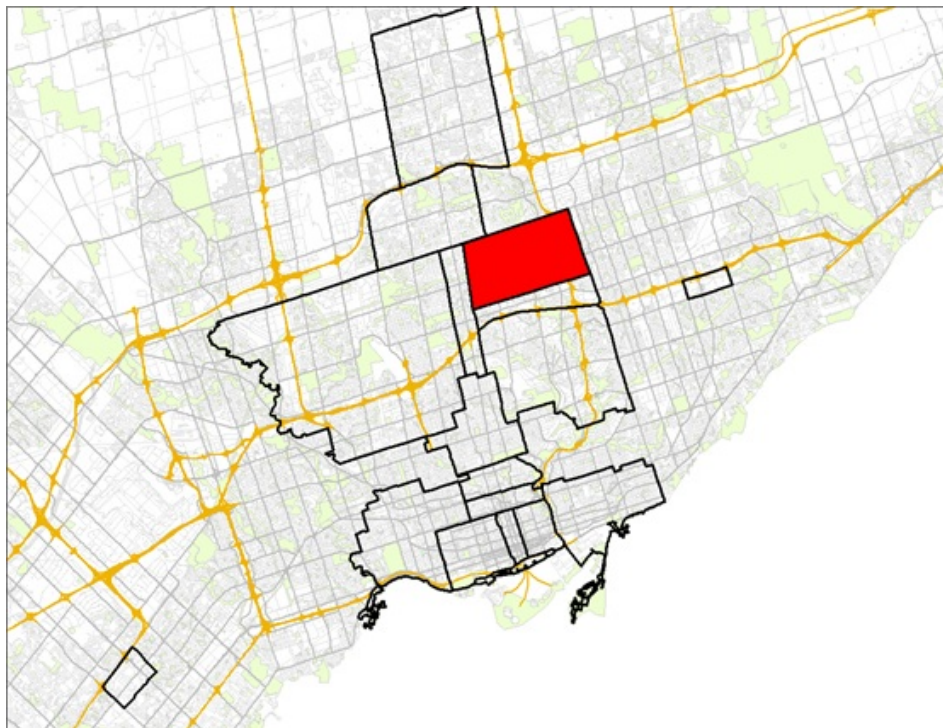


Greater Toronto Area
North York East

New Homes High Rise Submarket Report
Data as of January 2023



North York East Submarket Report - January 2023



North York East		GTA
Distinct count of Site Name	1	345
No. of Units	497	88,911
Total Sales	497	77,042
Act Inv	0	11,869
Avg. wt. \$/sf		\$1,421
Avg. Project \$/SF	\$749	\$1,293
Avg. SF		845
Avg. \$		\$1,201,296
Current Month Sales (incl. active & sold out)	0	381

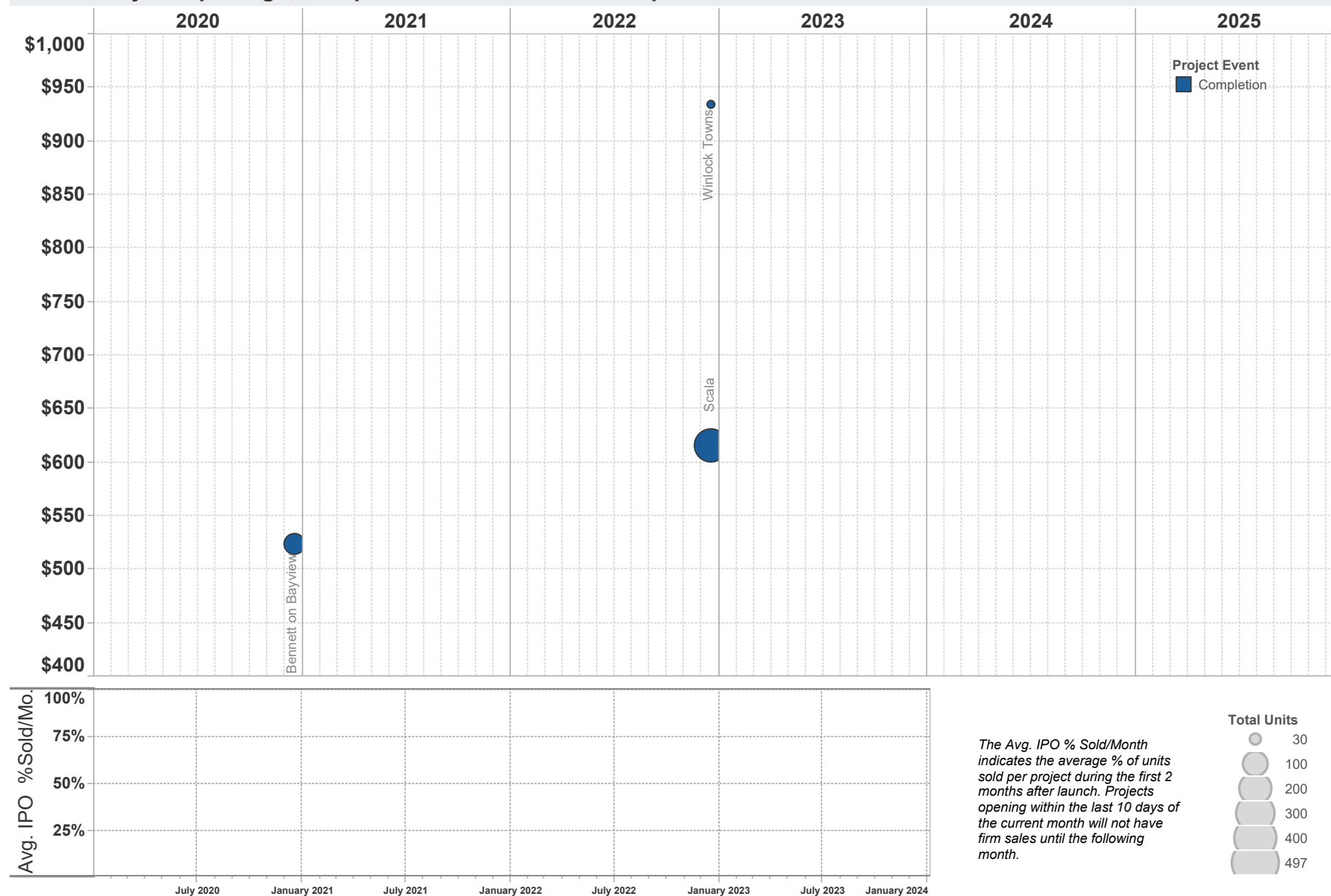
Development Applications		
North York East		City of Toronto
Count of Address	2	761
Total Units	238.0	422,579
Min. Density	3.3	0.0
Max. Density	3.3	61.7
Avg. Density	3.3	7.9

Submarket - Months of Inventory *(calculated using current rem. inv. and last 12 month sales)*



North York East Submarket Report - January 2023

Recent Project Openings, Completions & Scheduled Completions

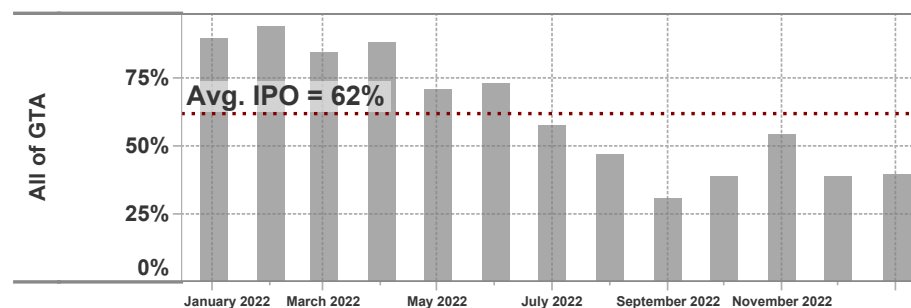


North York East Submarket Report - January 2023

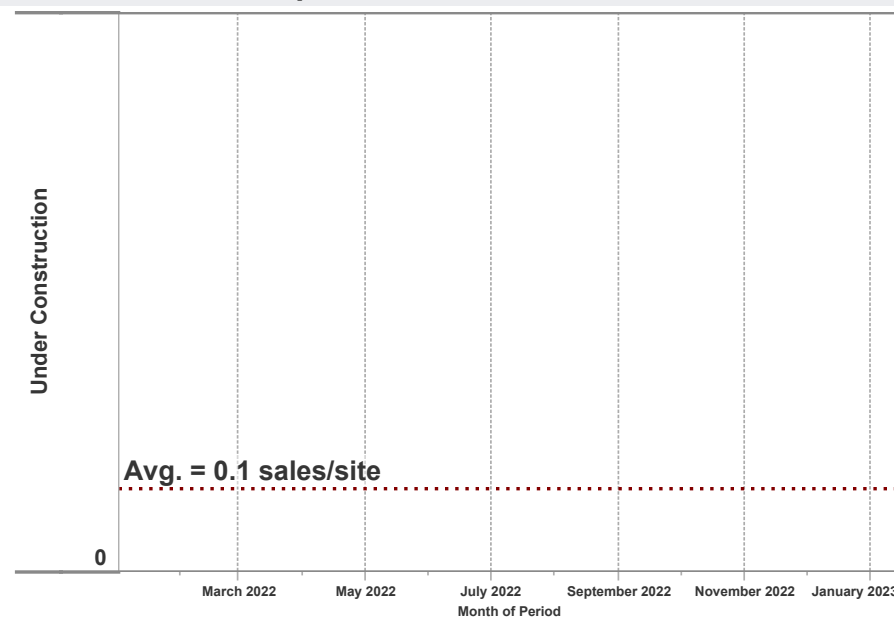
Project Data by Unit Type

Unit Type	No. of Units	Current Month Sales	Total Sales	Act Inv
Studio	16		16	0
1 Bedroom	45		45	0
1 Bedroom + Den	164	0	164	0
2 Bedroom	118		118	0
2 Bedroom + Den	100		100	0
3 Bedroom & Up	14		14	0
Penthouse	40		40	0
Other				

IPO Launch Performance (first 2 months)

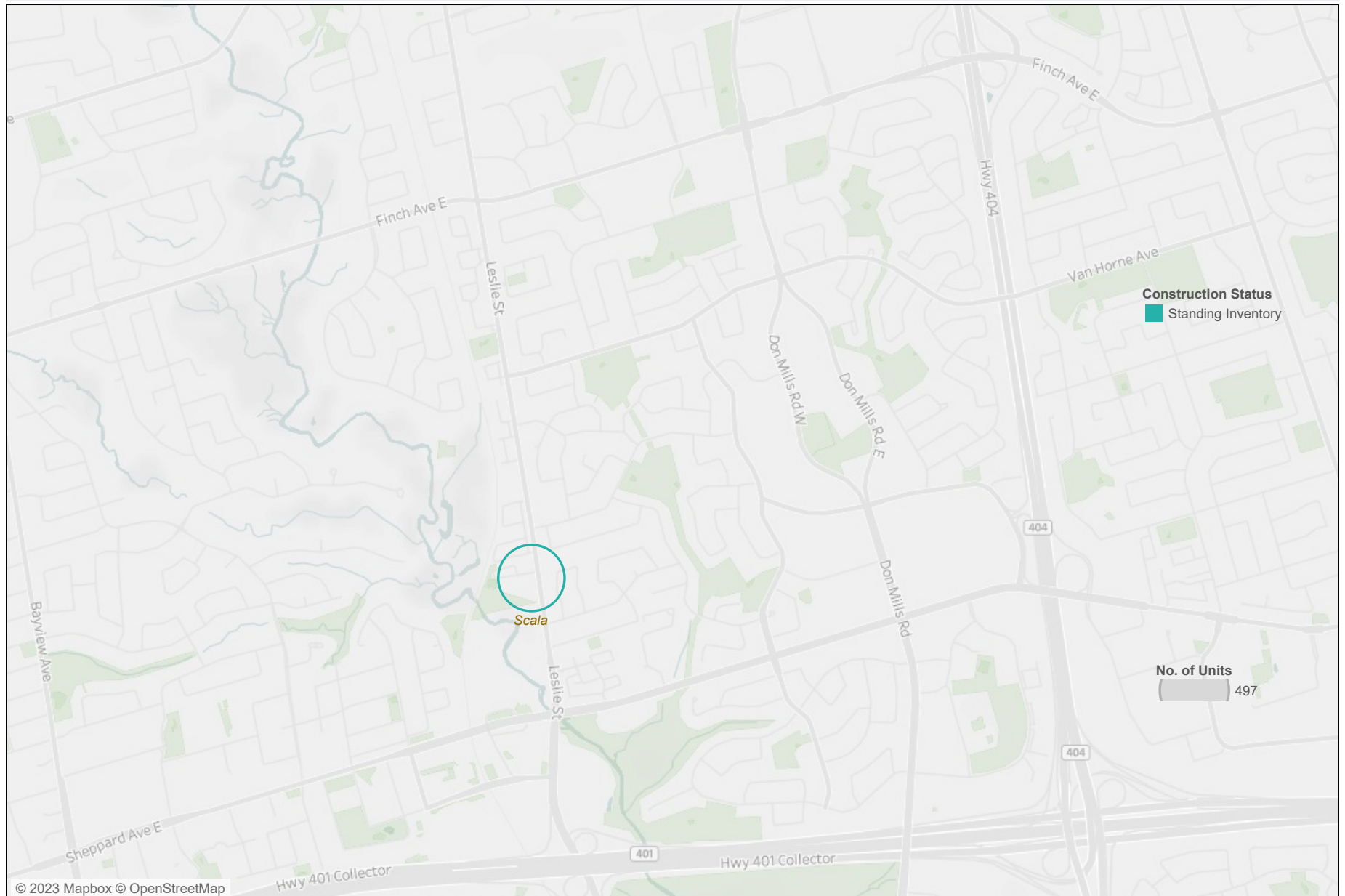


Post Launch Absorption: North York East



North York East Submarket Report - January 2023

Current Active Projects



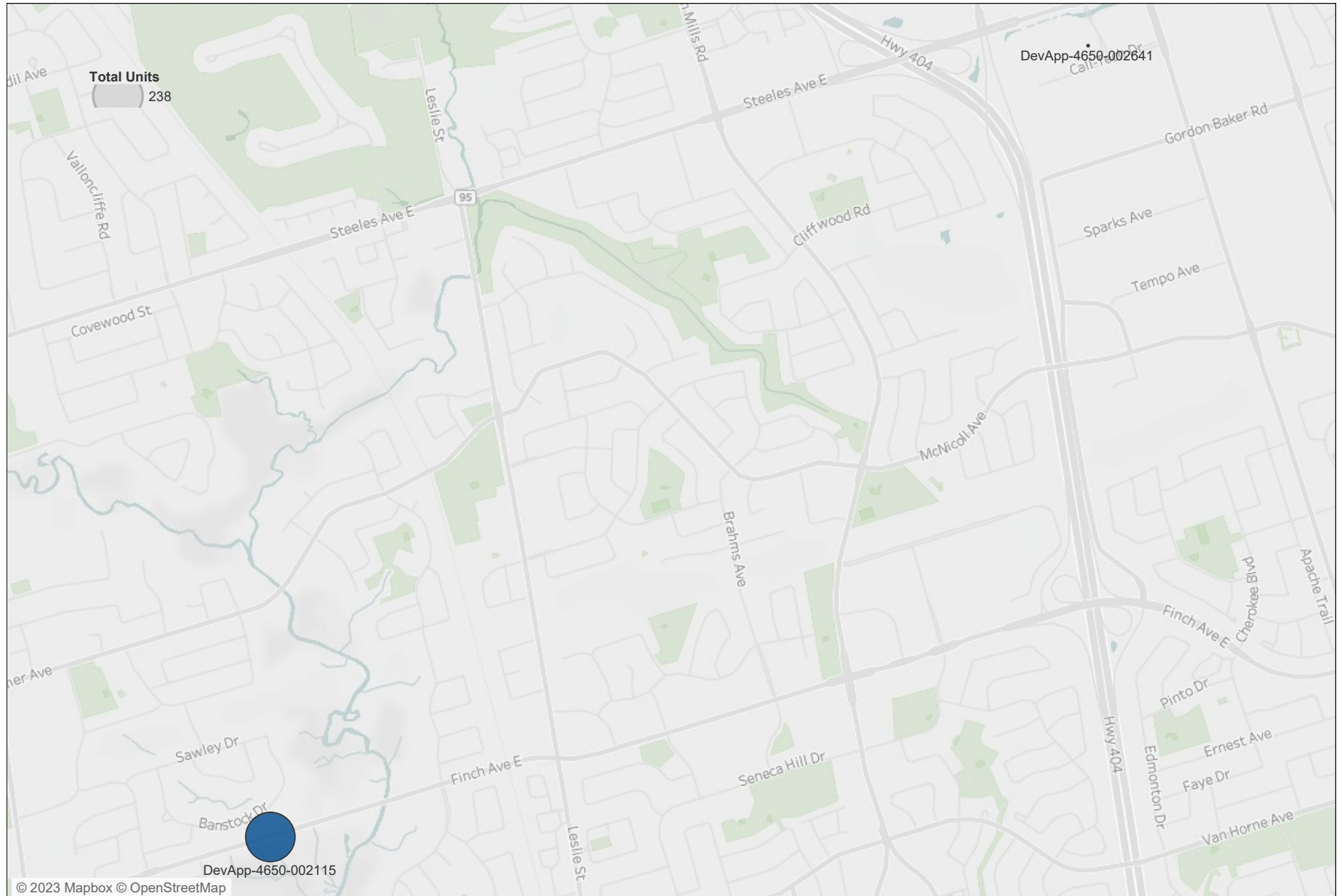
North York East Submarket Report - January 2023

Current Active Project List

							*	
Site Name	Product Type	Month, Year of Occ Date	Current Month Sales	YTD	Act Inv	No. of Units	Min. Original \$/SF	Avg. Current Price Per Sq Fo..
Scala - Tridel	Apartment	August 2022	0	0	0	497	\$616	\$749

North York East Submarket Report - January 2023

Current Development Applications



North York East Submarket Report - January 2023

Current Development Application List

inventorynumber	Address	Min. Density	Total Units
DevApp-4650-002115	630 Finch Avenue East	3.3	238
DevApp-4650-002641	3125 Steeles Avenue East		

North York East Submarket Report - January 2023

Monthly Sales			Current GTA Active Projects					Dev. Apps.
Sub Market	Current Month Sales	Distinct count of Sit..	Total Sales	Act Inv	Avg. wt. \$/sf	Avg. SF	Avg. \$	Total Units
Bloor - Yorkville	14	17	4,424	281	\$2,575	1,404	\$3,616,696	16,046
Central Waterfront	0	8	3,995	478	\$1,709	1,135	\$1,939,854	13,674
Don Mills - York Mills	0	14	3,850	86	\$1,142	1,217	\$1,389,468	26,178
Downtown Core	1	8	4,625	736	\$1,867	749	\$1,397,511	29,932
Downtown East	216	19	5,936	1,184	\$1,542	680	\$1,049,382	23,877
Downtown West	6	24	7,799	903	\$1,805	984	\$1,776,927	18,422
Etobicoke Waterfront	0	1	537	0	.	.	.	9,281
Highway7 - Yonge	0	5	1,293	40	\$1,102	1,106	\$1,218,985	24,242
Mississauga City Centre	0	9	4,282	111	\$1,218	755	\$919,967	20,820
North Toronto	8	18	3,494	357	\$1,545	946	\$1,462,361	33,217
North Yonge Corridor	32	8	2,031	521	\$1,311	686	\$899,158	125,448
North York East	0	1	497	0	.	.	.	20,375
North York West	3	8	908	246	\$1,461	1,154	\$1,685,273	14,794
Not Applicable	73	153	24,774	5,517	\$1,137	799	\$908,486	12,605
Scarborough City Centre								28,988
Sheppard Corridor	8	11	2,233	272	\$1,442	828	\$1,193,633	4,442
Thornhill	0	2	410	29	\$1,367	1,700	\$2,323,017	
Toronto East	4	11	1,554	397	\$1,261	713	\$898,721	
Toronto West	16	23	3,832	632	\$1,346	876	\$1,179,420	
Yonge - St. Clair	0	5	568	79	\$2,183	1,480	\$3,230,906	

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